

NORTHEAST OFFICE MARKET

2ND QUARTER - 2015 ATLANTA

SUBMARKET HIGHLIGHTS

- Pond & Co has renewed and expanded their lease at Peachtree Ridge in Norcross, a huge win for the struggling submarket which has seen major tenants like Fiserv exit in recent quarters.
- NCR Corp is in the process of finalizing their plans to leave Gwinnett County for a new site in North Fulton. NCR is eyeing a 24-acre project across from the Avalon development off Old Milton Parkway. NCR relocated part of its workforce from Gwinnett to Midtown last year.
- Gwinnett County officials have approved a large mixed-use development proposed along Loganville Highway in Grayson. The project will include 625 single-family homes and 448,366 square feet of retail space.
- Fuqua Development is moving forward with Sugarloaf Market, a 31-acre mixed-use project at the intersection of Sugarloaf Parkway and Peachtree Industrial Blvd. The development will include 75,000 square feet of retail and 330 luxury apartments.

RECENT LEASING ACTIVITY

Company	Building	Space Size
LA Fitness	6001 Cumming High-	28,660 SF
Parson's Group	3577 Parkway Lane	26,496 SF
Walk Thru the Bible Ministries	5550 Triangle Parkway	9,386 SF
Patillo Grounds Maintenance	289 N Price Road	9,000 SF
Pike Nurseries	3555 Koger Blvd	8,606 SF

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CLASS A OFFICE - MARKET INDICATORS

Total Inventory	8,772,632 SF
Vacancy	13.9%
YTD Absorption	179,991 SF
Under Construction	45,000 SF
Quoted Rates	\$20.21

MARKET INDICATORS



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